

MINUTES OF REGULAR MEETING FEBRUARY 22, 2016
PLANNING AND ZONING COMMISSION

Note: These minutes, prepared to comply with Section 1-225 of the General Connecticut Statutes, is an approximate record of matters discussed and actions taken by the Commission at the meeting, but has not yet been reviewed by the commission for accuracy or completeness and is therefore subject to change or correction.

Chairman, Robert Maquat, called the meeting to order at approximately 6:40pm.
Regular Members present: Robert Maquat, Wallace Williams & Steve Carlson, arrived 6:55pm.
Regular Member absent: Milan Spisek and Robert DeVellis
Alternate Members present: Ross Ogden
Alternate Member absent: Vincent Caprio and Raymond Martin

PLANNING MEETING

Policy Meeting for Update of Town Plan of Conservation and Development (2006).
Invited to the meeting were the Zoning Board of Appeals, Zoning Enforcement Officer and Conservation Commission.

The Chairman noted a correspondence from John Harris, Chair of the Easton Zoning Board of Appeals, dated February 18, 2016 which stated he would not be attending the meeting; further correspondence is expected by the Meeting of April 4, 2016. The Secretary noted that a Zoning Board of Appeals Meeting was scheduled for March 7, 2016 and that the Board would be discussing the request by Planning and Zoning to provide perspectives on important Town issues as part of the process of updating the 2006 Town Plan of Conservation and Development as well as the discussion of an important court case possibly effecting the Easton Zoning Board of Appeals in their decision process.

Dori Wollen, Chair of the Conservation Commission was present and discussed in detail the Conservation Commission's DRAFT TOWN OF EASTON OPEN SPACE PLAN 2016.

The Land Use Director discussed the proposed bikeways and pathways currently in the Town Plan and asked Dori Wollen to discuss them with the Conservation Commission and let the Planning and Zoning Commission know if they had any comments.

Discussion was held on the maintenance and management of the existing trail system.

Discussion was also held on the various types of open space listed in the Draft Open Space Plan 2016, noting that there was an educational benefit and utility of open space.

The following people spoke from the public:

1. Bruce LePage, 18 Cold Spring Road (Former Executive Director of Aspetuck Land Trust)
2. Abby LePage, 18 Cold Spring Road
3. Jeffrey Becker, 5 Cedar Hill Road

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PLANNING MEETING

Policy Meeting for Update of Town Plan of Conservation and Development (2006)
continued:

It was also suggested that Planning and Zoning contact such groups as Citizens for Easton and the Easton Garden Club for their input. The Chairman noted that the proposed list of public input was adaptable and that these people will be added; the chairman also noted that the Realtors were invited to come to the Planning and Zoning Commission Meeting April 4, 2016, as well as other Civic Organizations.

ADMINISTRATIVE MATTERS:

3. Correspondence – The Chairman noted that under the schedule of meetings for “Proposed Public Input: Easton Town Plan Of Conservation and Development, 2016” Town Officials had been invited to give their proposed input on March 14, 2016.

The Chairman noted that Mr. Chapman had contacted him regarding his application to construct a “performing stage” at his property located at 505 Sport Hill Road which was submitted to the Town October 22, 2015 and discussed by the Commission at its Meeting of October 26, 2016. The Chairman also noted that Ms. Huebner had made noise complaints in September and December of 2015. The Chairman also stated that a draft regulation had been prepared by John Hayes under Article 4, USES BY SPECIAL PERMIT, adding a new Section 4.3.17 Special Cultural Uses and Activities. This draft went to Glenn Chalder, the outside consultant preparing the draft update of the Easton Zoning Regulations. The Commission will discuss after receipt of the 2nd draft of the Regulations, Feb. 29, 2016.

The Land Use Director stated that a letter had been received from Aquarion Water Company January 8, 2016 Re: Diversion Permit Application, Monroe to Newtown. Ross Ogden had sent an e-mail about discussing it at the Meeting. After a brief discussion, the Commission determined that John Hayes would call the contact person on the project, Mr. John Walsh, P.E., about attending a meeting of the Planning and Zoning Commission.

The Land Use Director also stated that in response to the Board of Selectman request for a study of the need for Senior Housing in Easton, specifically noting the town-owned South Park Avenue property, he met with Val Buckley, Director of Easton Senior Center on Wednesday February 10, 2016. Mr. Hayes stated that additional information was requested from Val Buckley; Mr. Hayes will report back to the Commission.

2. ZEO Report – None received
3. Minutes for February 8, 2016 – Motion was made by Steve Carlson, seconded by Wallace Williams, to approve the minutes as filed. Vote unanimous, 4-0, motion carried.

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At approximately 8:30pm motion was made by Steve Carlson, seconded by Ross Ogden, to adjourn the meeting. The vote was unanimous, 4-0, motion carried.


Margaret Anania, Recording Secretary